

(A Quorum of County Board May Be Present)

NOTICE OF PUBLIC HEARING

NOTICE IS HEREBY GIVEN that a Joint Public Hearing will be conducted by the Waukesha County Board of Supervisors and the Waukesha County Park and Planning Commission, on Tuesday, February 15, 2005, beginning at 9:00 a.m., in Room 255/259, of the Waukesha County Administration Building, 1320 Pewaukee Road, Waukesha, WI, 53188, to consider amendments to the Waukesha County Development Plan, adopted by the Waukesha County Board of Supervisors, in November 1996. The areas of amendment include the following specific sites and/or locations in the County:

In the Town of Brookfield, the following requests are being made:

S & T North Shore, LLC, P.O. Box 347, Brookfield, WI 53008, requests property owned by Poplar Creek Associates and under contract for purchase, located in part of the SW ¼ of Section 29, Town of Brookfield, and more specifically located north of Bluemound Road, east of and adjacent to the Elite Tennis Club property, (part of Tax Key No: BKFT 1123.997.004), be amended from the Commercial category to the High Density Urban Residential (HDR) category (less than 6,000 sq.ft. per dwelling unit) for the purpose of developing a multi-family project (37 units) on 4.45 acres.

J.B.J. Development Company, W178 N9912 Rivercrest Drive, Suite 101, Germantown, WI 53022, requests property owned by the Town of Brookfield, and under contract for purchase, located in part of the NE ¼ and the NW ¼ of the SW ¼ of Section 29, Town of Brookfield (Tax Key No. BKFT 1123.997.003), be amended from the Commercial category and parts of the Primary Environmental Corridor category to the Medium Density Urban Residential (MDR) category (6,000 – 20,000 sq.ft. per dwelling unit), for the purpose of developing a multi-family residential project on the 18.37 acre property.

In the Town of Genesee, the following requests are being made:

Donald J. Murn, W298 S5694 Holiday Road, Waukesha, WI 53189, requests his property located in part of the SW ¼ of Section 25, and the NW ¼ of Section 36, Town of Genesee, (Tax Key No. GNT 1539.998), and more specifically located south of C.T.H. "X" and west of Holiday Road, be amended from the Rural Density Residential and Other Agricultural Lands (RDROAL) category (five or more acres per dwelling unit) and the Agricultural and Other Open Space Lands categories to the Suburban II Density Residential (SDRII) category (3 to 4.9 acres per dwelling unit) to permit the development of a 27-unit rural residential cluster for single-family development.

The Waukesha County Department of Parks and Land Use, requests the property owned by Richard Krzton, S53 W29914 Holiday Road, Mukwonago, WI 53149 (GNT 1543.998.001) and William and Patricia Johns, S50 W29959 Saylesville Road, Waukesha, WI 53188 (GNT 1573.998), be amended from the Recreational category to the RDROAL category. The properties in question have been utilized as former horse boarding and riding stables and are now being proposed for residential use.

In the Town of Lisbon, the following requests are being made:

The Town Board of Lisbon, has requested approval and incorporation into the Waukesha County Development Plan, of the recently adopted Land Use Plan prepared for the entire Town of Lisbon, in response to an inter-municipal agreement between the Town of Lisbon and the Village of Sussex.

The Continental Divide Co., LTD, P.O. Box 777, Menomonee Falls, WI 53051, requests property owned by the estate of Dorothy Gross, N48 W27368 C.T.H. “JK”, Pewaukee, WI 53072 (Tax Key No. LSBT 0268.999) located in the SE ¼ of Section 21, Town of Lisbon, be amended from the newly established RDROAL category on the newly adopted Town of Lisbon Land Use Plan to the Suburban I Density Residential (SDRI) category (1.5 to 2.9 acres per dwelling unit), to permit the development of a 26 lot residential subdivision on approximately 91 acres of land.

Minett Properties, LLC, 426 East Wisconsin Avenue, Oconomowoc, WI 53066, requests property owned by Dorothy Grochowski, W274 N7482 Lake Five Road, Hartland, WI 53029, located in the SE ¼ of Section 18 of the Town of Lisbon, consisting of 15.8 acres (Tax Key No. LSBT 0216.993) be amended from the RDROAL category to the Low Density Urban Residential (LDR) category (20,000 sq. ft. to 1.4 acres per dwelling unit), to permit the development of a single-family residential subdivision containing 11 residential lots on 15.5 acres of land.

4. In the Town of Oconomowoc, the following requests are being made:

The Oconomowoc Town Board and Plan Commission, request that changes either to the Land Use category or conditions of the existing land use category for seven properties in the Town of Oconomowoc, be amended as modified and set forth in the Town Planners Report and Recommendation dated December 28, 2004. The properties in questions, include:

1. Edward Weide property, McMahon Road, Section 8.
David Robinson property, Norwegian Road, Section 14.
Rodney Barnes, Chaffee Road, Section 31.
Donald and Kay Kratz, Mill Street, Section 9.
Ellen Spheeris-Rienke, Pennsylvania Street, Section 8.
Claude and Terrance Sondag and Larry and Joanne Jones, Sondag Road, Section 16.
Herbert and Mary Jochims, C.T.H. “K”, Section 24.

In the Town of Summit, the following requests are being made:

A. ***The Summit Town Board and Plan Commission***, requests that the property owned by the Town located in the N ½ of Section 28, Town of Summit, south of Genesee Lake Road and west of Dousman Road (Tax Key No. SUMT 0685.979.001), be amended from the SDRI category to the Recreational category (70 acres) and Government and Institutional category (8 acres) to accommodate the development of a new community park and municipal building. A second area, located in the SE ¼ of Section 9, of the Town of Summit, occupied by a number of residential properties in the William Jones Silver Lake Beach Subdivision, previously shown in the Commercial category, is being requested to be changed to the MDR category to more accurately identify the residential uses of the area.

B. **Lloyd Williams**, W289 N2850 Elmhurst Road, Waukesha, WI 53188, for property owned by Homer and V. Adcock Revocable Trust, 2208 North Summit Avenue, Oconomowoc, WI 53066 (Tax Key No. SUMT 0661.997 and SUMT 0661.998, 42 acres), be amended from the Commercial Special Use category to the Commercial and MDR categories, to accommodate a mixed use development consisting of residential, office and retail uses.

6. In the Town of Vernon, the following request is being made:

The Vernon Town Board and Plan Commission, have revised the original 1993 Town of Vernon Master Plan to adopt a new 2010 Master Plan for the Town and are proposing that it be incorporated and adopted as an amendment to the Waukesha County Development Plan.

7. In the Town of Waukesha, the following request is being made:

The Waukesha Town Board and Plan Commission, are requesting a recently adopted amendment to the Town Land Use Plan as it relates to the Highway 164 corridor, extending south from S.T.H. 59 to Townline Road to be incorporated in the County Development Plan, various land use categories for specific parcels within said corridor. Specific changes are outlined in a narrative to the application submitted for the requested amendment.

For more detailed information on the above requests, please contact Richard Mace at Waukesha County Department of Parks and Land Use, 1320 Pewaukee Road, Room 230, Waukesha, WI, 53188, at (262) 548-7790.

Upon completion of the items above, the Public Hearing will be adjourned and reconvened at 6:00 p.m. (doors open at 5:00 p.m.) at the Waukesha County Exposition Center, 1000 Northview Road, Waukesha, WI 53188, to consider the amendment request of Aurora Health Care.

8. In the Town of Summit, the following request is being made:

A. The Aurora Health Care, W231 North 1440 Corporate Court, Waukesha, WI 53186, which requests property owned by Pabst Farms Land Company, LLC, (parts of Tax Key No.'s SUMT 0636.993, SUMT 0636.997 and SUMT 0636.998) containing approximately 53 acres, be amended from the Industrial category in the Waukesha County Development Plan to the Government and Institutional category to accommodate the proposed construction of a hospital and clinic.

For more detailed information on the above request, please contact Dale R. Shaver, Director, Waukesha County Department of Parks and Land Use at (262) 896-8328.

Further, written comments will be received through February 22, 2005, at the close of business (4:30 p.m.).

All interested parties will be heard.

WAUKESHA COUNTY DEPARTMENT OF PARKS AND LAND USE

Dale R. Shaver, Director
1320 Pewaukee Road, Room 230
Waukesha, WI 53188

PLEASE TAKE NOTICE that members of and in all likelihood a quorum of members of the Waukesha County Board of Supervisors and the Waukesha County Park and Planning Commission will be in attendance at the above-stated hearing to gather information: no action will be taken by the Board or Commission or any other governmental body at the above-noted hearing.

Please note that, upon reasonable notice, efforts will be made to accommodate the needs of individuals with a disability through appropriate aids and services. For additional information or to request this service, contact Kathy Brady at 1320 Pewaukee Road, Waukesha, WI 53188 or (262) 548-7790.

Legal Notice to be published in the
Waukesha Freeman
Tuesday, January 25, 2005 and
Tuesday, February 1, 2005